

5 BAY INDUSTRIAL SERVICE FACILITY

FOR LEASE CONSTRUCTION UNDERWAY

2714 Angier Avenue, Durham, NC



FOR LEASE*
Contact Broker For Pricing
Anticipated Q1, 2026 Delivery

PROPERTY DETAILS

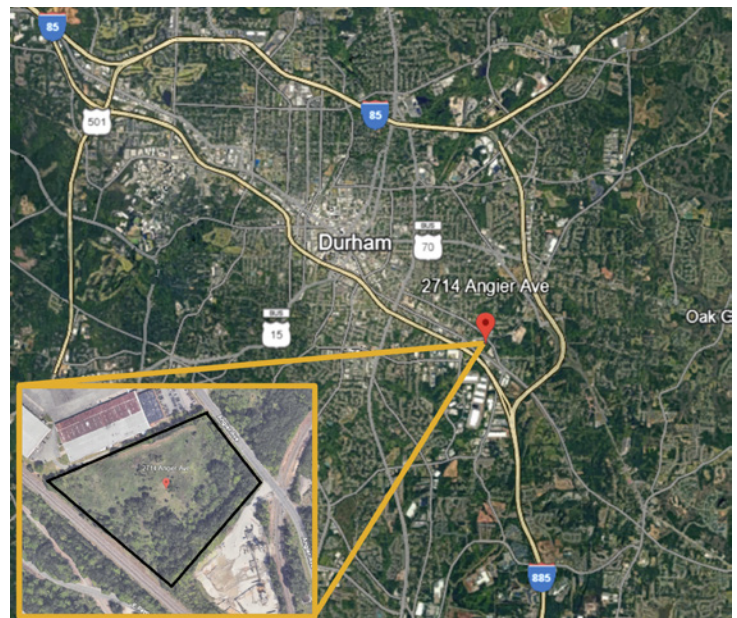
12,000± SF
BUILDING:

- Warehouse 9,700± SF
 - 20'4" clear height at eave (23'0" at ridge)
 - 480/277V, 800-amp, 3-phase power
 - 4 drive-through bays
 - 1 drive-through wash bay w/ OWS
 - 10 - 14' x 16' overhead doors
- Office 2,300± SF
 - Private offices, conference room, break room, and reception area

7.74± ACRE SITE:

- Zoned Industrial (I)
- Impervious Acreage: 5.5± acres
- Security: Fenced, (2) gated yard entrances & perimeter lighting

CALL FOR PRICING DETAILS



LOCATION HIGHLIGHTS

Located 1.7 miles from I-885, 3.5 miles from I-85, 6.5 miles from I-40, 8.4 miles from RDU International Airport

Burr & Temkin

Transportation Real Estate Specialists Since 1983



Eric McFarlin
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Parker Dotson
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This statement is based upon information we believe to be correct and is obtained from sources we regard as reliable, but we assume no liability for errors or omissions therein.

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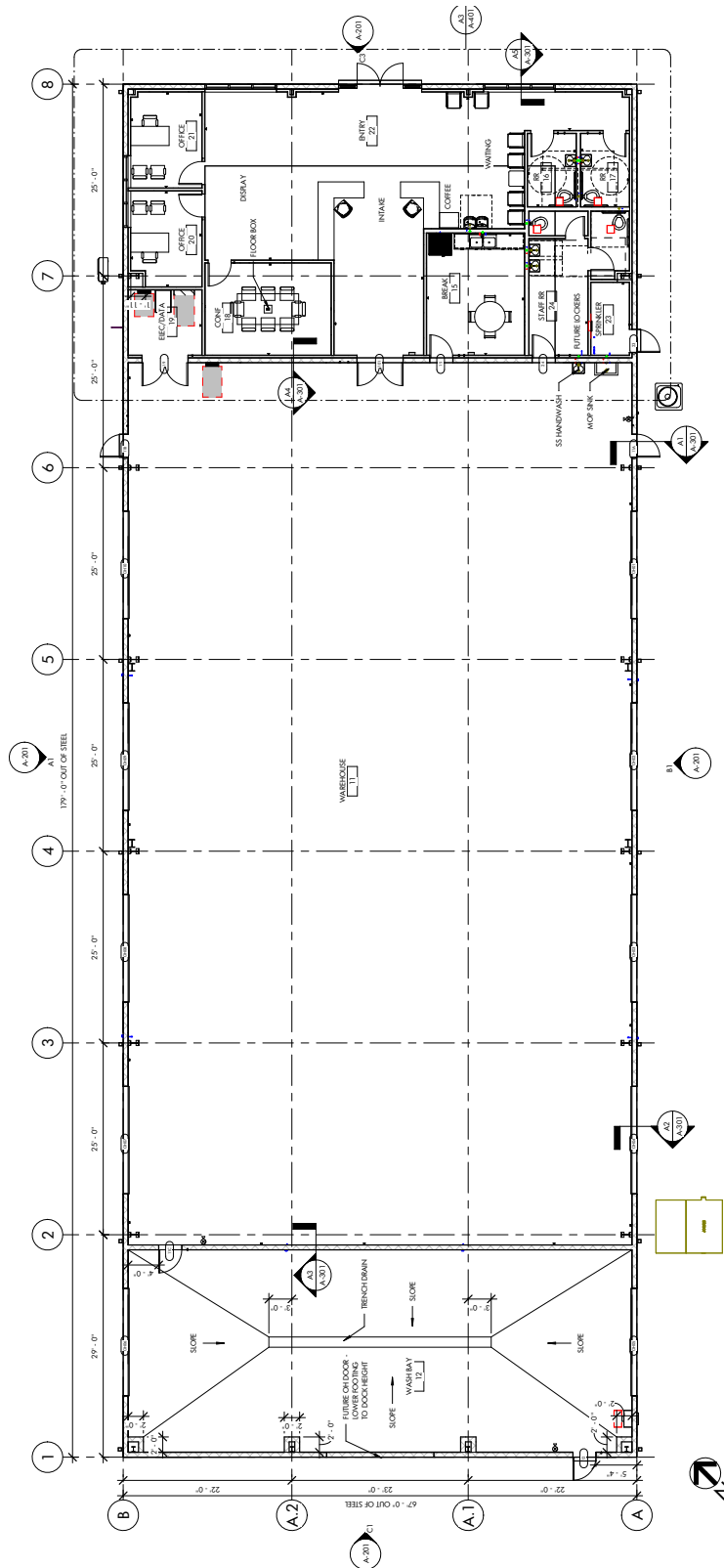
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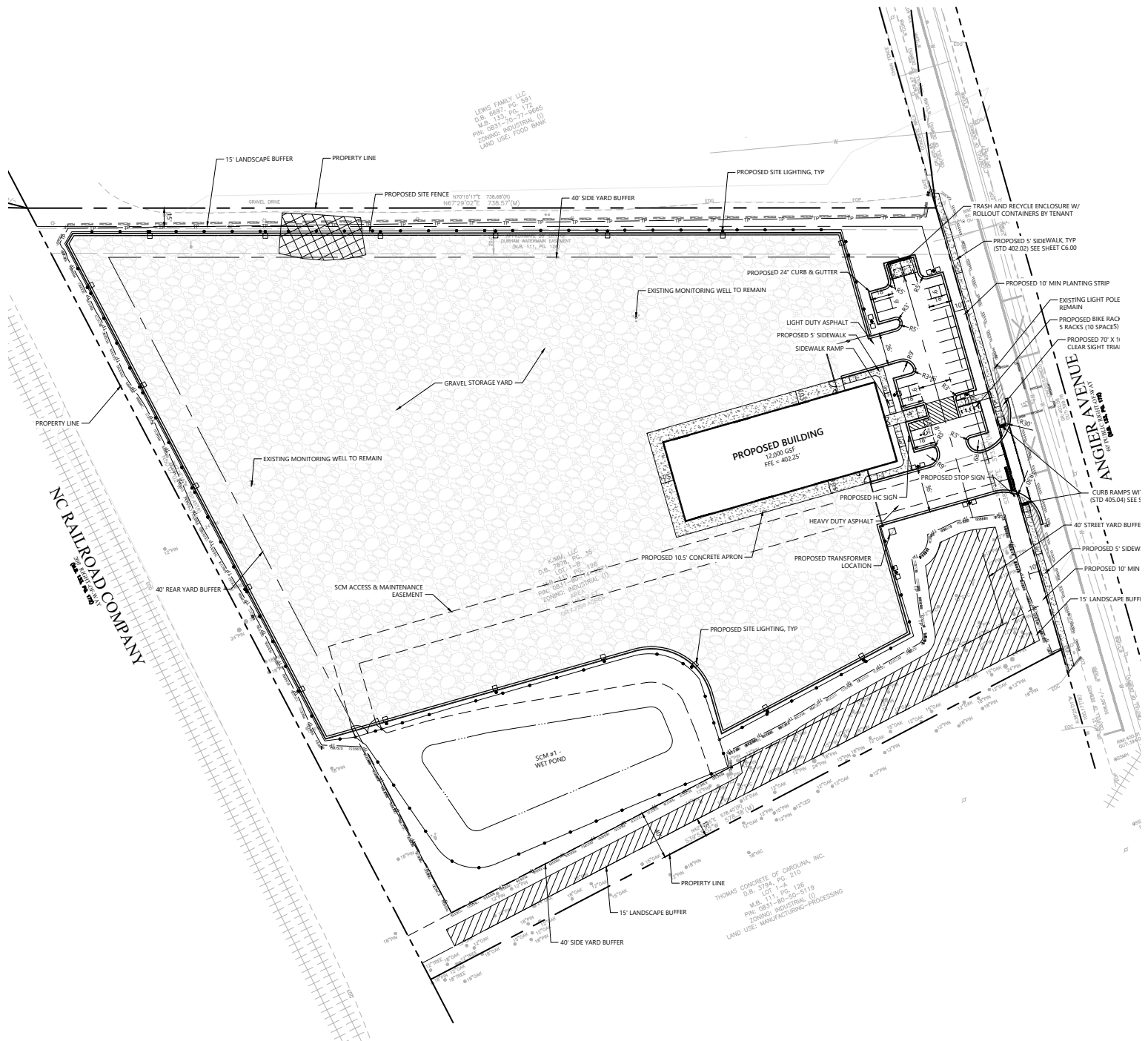
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